

TOWN OF HAMPTON  
ZONING BOARD OF ADJUSTMENT  
January 8, 2013

**REVISED**

To Whom It May Concern:

The Zoning Board of Adjustment for the Town of Hampton will hold a public hearing on **Thursday, January 17, 2013**, at 7:00 PM, in the Selectmen's Meeting Room, 100 Winnacunnet Road to hear the following petitions:

- 52-12 Continued hearing of Joan DeVittori for property located at 903 Ocean Blvd. seeking relief from Article 1.3 Alteration and Exp. and Article IV as to 4.5.1 Frontage Setback and adding Article 4.5.2 Side Setback to the original petition to construct a second story deck (23' x 5') on the front of the house, on top of existing roof of first floor porch entry. This property is located on Map 168, Lot 045 and in a RA Zone.
- 01-13 The petition of Scott & Christine Bean, Trustees of the Scott & Christine Bean Revocable Trust for property located at 227 Mill Road seeking relief from Article IV, Table II, Section 4.2, 4.3 and Footnote 22 (square requirement) to create a second lot for a residence. Due to the discontinuance of White's Lane, subject to gates and bars, the new lot will have frontage and lot width of 30+/- feet where 125 feet is required and requires relief from the square requirement of footnote 22 to the dimensional table. The lot to be created is otherwise conforming with 29,393 +/- sq. ft. in area where 15,000 sq. ft. is required. There are no wetlands on the property. This property is located on Map 91, Lot 3, and in a RA Zone.
- 02-13 The petition of Armen G. Derderian, Trustee of VR Realty Trust Hampton Betterment Associates, LLC for property located at 127 Ocean Blvd. and 6 "G" Street seeking relief from Article IV, Section 4.5.2 and 4.5.3 to place a 9' x 30' cooler to the rear of the building at 127 Ocean Boulevard such that it will be on top of the property line between 127 Ocean Boulevard and 6 "G" Street partially on the 127 Ocean Boulevard lot and partially on the 6 "G" Street lot, under a grant of easement that would terminate upon the sale of either property. This property is located on Map 290, Lot 4 & 5 and in a BS Zone.
- 03-13 The petition of Robert & Mary Jane Solomon through Robert Gray for property located at 16 Nor'east Lane seeking relief from Article 1, Section 1.3 Expansion of a non-conforming structure and Article IV Section 4.5.2 Right and Left Side Setback to renovate an existing single family residence and rebuild an existing second story (as per plan) above an existing building footprint. This property is located on Map 099, Lot 007 and in a RA Zone.
- 04-13 The petition of James Trainor for property located at 15 O Street seeking relief from Articles 1.3 , 4.5.2, 6.1, 6.3.1, 8.2.3, 8.2.4, and 8.2.6 to demolish the existing 3-unit building at the front of the lot and replace with a 2-unit building placed on the existing foundation allowing added parking. This property is located on Map 293, Lot 170 and in a BS Zone.

05-13 The petition of Bertram and Darlene White, 345 Ocean Boulevard, Hampton, NH, Ann Marie Clemence, 339 Ocean Boulevard, Hampton, NH through Green & Company Real Estate for property located at 339 and 345 Ocean Boulevard seeking relief from Articles 4.1.1, 4.4, 4.5.1, 4.5.2, 4.8, 6.1, 6.3.1, 8.2.3, 8.2.4, and 8.2.6 to demolish all existing structures and replace with 24 residential condominium units on 4 upper floors with commercial units at ground level which would not meet the setback, height, density, parking and pervious surface requirements. This property is located on Lot 275, Lot 61 & 67 and in a BS Zone.

## BUSINESS SESSION

### 1. Adoption of Minutes

NOTE: Petitions not called and in progress by 10:00 PM may be postponed to a later date.

Hampton Zoning Board of Adjustment  
William O'Brien, Chairman